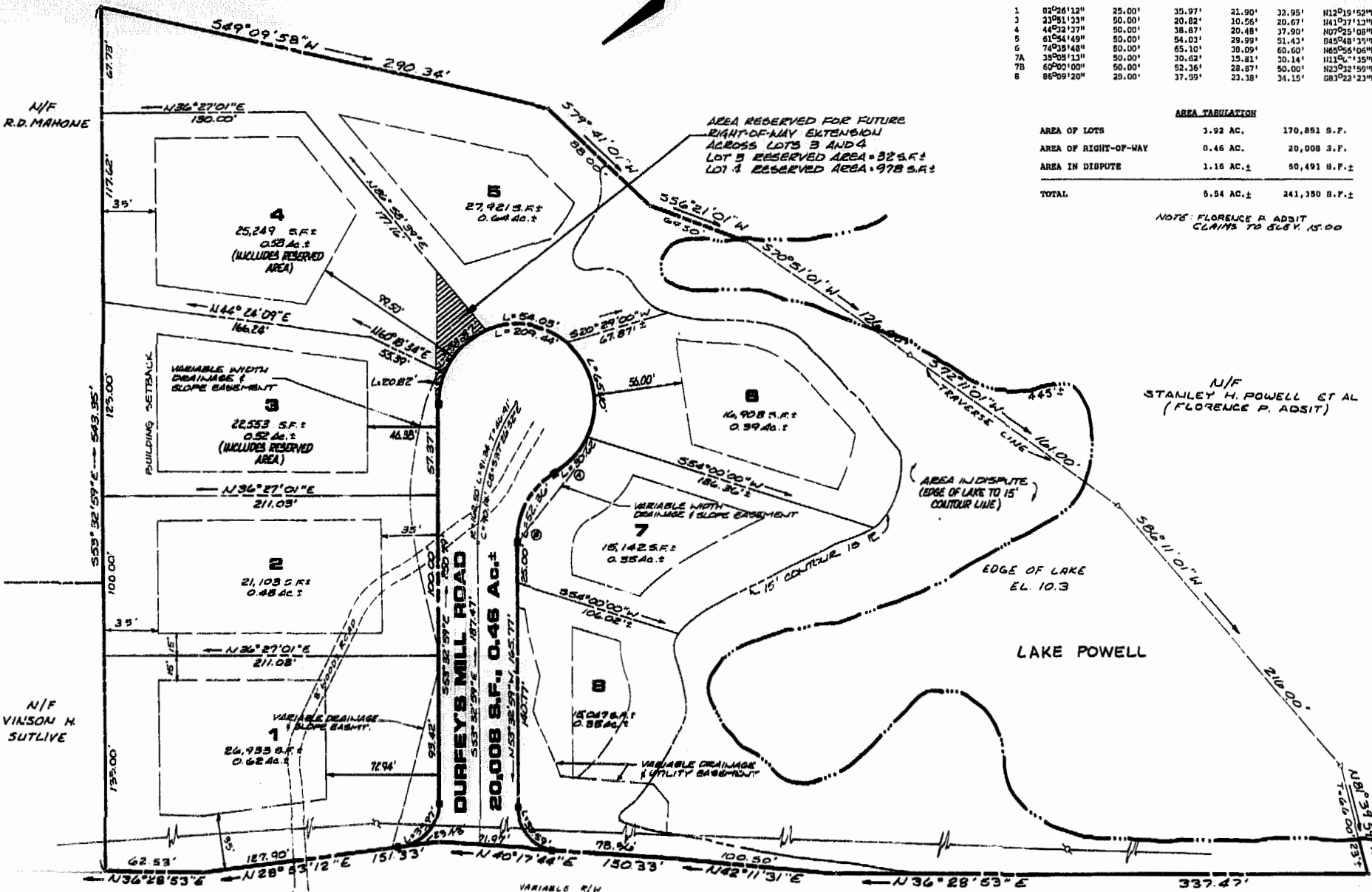


All construction or land development activities shall be subject to the requirements of the Chesapeake Bay Preservation Area Designation and Management Regulations (VR-173-02-01) and any local ordinances adopted pursuant thereto. These regulations and ordinances may place additional requirements on lots recorded after September 30, 1989, and may limit development of lots. Owners should familiarize themselves with the regulations and ordinances and are encouraged to contact the James City County Director of Code Compliance for more information.



MINUTE INSTRUCTIONS

- PROPERTY IS CURRENTLY ZONED LIMITED RESIDENTIAL DISTRICT, R-1.
- LOTS SERVED BY PUBLIC WATER AND PUBLIC SEWER SHALL BE A MINIMUM OF 15,000 SQUARE FEET.
- SETBACK: FRONT - 35' MIN. SIDE - 15' MIN. REAR - 35' MIN.

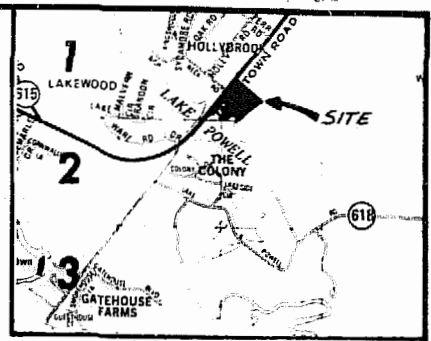
LOT CURVE DATA

LOT	BEARINGS	RADIUS	LENGTH	TANGENT	CHORD	CURVED BEARINGS
1	02°26'12" W	25.00'	35.97'	21.90'	32.95'	N12°19'52" W
3	23°01'33" W	50.00'	20.82'	10.56'	20.67'	N41°37'13" W
4	44°32'37" W	50.00'	38.87'	20.48'	37.90'	N07°25'08" W
5	61°54'49" W	50.00'	54.03'	29.39'	51.43'	S45°18'33" W
6	74°35'48" W	50.00'	65.10'	30.05'	60.60'	S65°06'06" W
7A	35°05'13" W	50.00'	30.62'	15.81'	30.14'	N11°04'13" W
7B	60°00'00" W	50.00'	52.36'	28.87'	50.00'	N23°32'59" W
8	86°09'20" W	25.00'	37.55'	23.38'	34.15'	S81°22'23" W

AREA TABULATION

AREA OF LOTS	3.92 AC.	170,851 S.F.
AREA OF RIGHT-OF-WAY	0.46 AC.	20,008 S.F.
AREA IN DISPUTE	1.16 AC. ±	50,491 S.F. ±
TOTAL	5.54 AC. ±	241,350 S.F. ±

NOTE: FLORENCE P. ADSIT CLAIMS TO 6267.15.00



LOCATION MAP SCALE 1" = 2000'

GENERAL CERTIFICATION

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KEEN AS DURFEY'S MILL IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, INDEBTORS AND OR TRUSTEES.

6-13-90 Joseph S. Terrell NAME
DATE

6-13-90 Joseph S. Terrell NAME
DATE

CERTIFICATE OF NOTARIAL

STATE OF VIRGINIA

CITY/COUNTY OF James City I, Laura C. Broadus A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY HAND THIS 13 DAY OF JUNE, 1990. BY COMMISSION EXPIRES February 1, 1993

Laura C. Broadus SIGNATURE

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY D.A. POWERS TO JOSEPH S. & LAUREL J. TERRELL BY DEED DATED 28th JANUARY 1988 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 87, PAGE 873.

CERTIFICATE OF APPROVAL

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

6-13-90 J. M. Hall VIRGINIA DEPARTMENT OF TRANSPORTATION
DATE

June 13, 1990 Thomas A. Johnson VIRGINIA DEPARTMENT OF HEALTH
DATE

8-7-90 John S. Smith SUBDIVISION AGENT OF JAMES CITY COUNTY
DATE

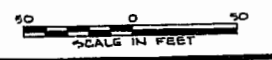
ENGINEER OR SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

June 13, 1990 G. T. Wilson, Jr. G. T. WILSON, JR. C.E.S.
DATE

NOTE: ALL LOTS IN THIS SUBDIVISION SHALL BE SERVED BY PUBLIC SEWER AND WATER SYSTEMS.

3:29 pm
Recorded 15 day of Aug 1990
D.S. No. 485-356
Release 5/1/91



AES, a professional corporation
5248 Old Towne Road, Suite 1
Williamsburg, Virginia 23185
(804) 253-0040
Engineering, Planning, Surveying

PLAT OF
DURFEY'S MILL
OWNER/DEVELOPER: JOSEPH S. TERRELL
JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed GAM	Drawn RMJ
Scale 1" = 50'	Date JUNE, 1990
Project No. 6091	
Drawing No. PLAT	